

CITY COUNCIL, CITY OF LODI  
CITY HALL COUNCIL CHAMBERS  
MAY 1, 1968

An adjourned regular meeting of the City Council of the City of Lodi was held beginning at 8:00 p.m. on Wednesday, May 1, 1968, in the City Hall Council Chambers.

ROLL CALL Present: Councilmen - BROWN, CULBERTSON, KIRSTEN  
SCHAFFER and HUNNELL (Mayor)

Absent: Councilmen - None

Also present: City Manager Graves, Assistant City Manager Peterson, Assistant City Attorney Sullivan and Planning Director Schroeder.

PLEDGE Mayor Hunnell led the Pledge of Allegiance to the Flag.

MINUTES On motion of Councilman Culbertson, Brown second, Minutes of April 16 and April 17, 1968 were approved after changing the second sentence in paragraph two, page two, in the Minutes of April 16, 1968 to read as follows: "The original request which was denied by the City Planning Commission and the City Council was for a variance to increase the allowable sign area to 558 square feet."

PLANNING COMMISSION

PROPOSED At its meeting of April 22, 1968, the City Planning Commission recommended to the City Council that the MULTIPLE-FAMILY ZONING Ordinance (Section 27 of the Municipal Code) be amended to include the following: (1) three multiple-family residential zones; (2) changes in the off-street parking requirements in multiple-family zones; and (3) change in the apartment unit density permitted in areas zoned C-P, Commercial-Professional. A report entitled "Proposed Multiple-Family Zoning" had been presented to the Council prior to the meeting. On motion of Councilman Kirsten, Brown second, the Council set the recommended amendment to the Zoning Ordinance for public hearing on May 15, 1968.

OTHER ACTIONS Other actions of the Planning Commission at its meeting of April 22 were as follows:

- (1) Continued the consideration of the Tentative Map of McDaniels Industrial Park until May 13, 1968 because no one was present to represent the applicant.
- (2) Denied the request of Mr. Robert Engelson for a variance to permit the replacement of an existing 42-inch-high, conforming wooden fence with a 72-inch-high fence of wood or chain link on the property line within the required street side yard area at 301 North Crescent Avenue in an area zoned R-2.
- (3) Denied the request of Mr. Irvin Bender for a variance to permit the retention of an illegal, masonry fence on the property line within the required street side yard area at 805 West Walnut Street in an area zoned R-2.
- (4) Instructed the Planning Director to (1) determine the number and location of illegal and nonconforming fences and hedges and (2) research the possibility of requiring a Building Permit or "Fence Permit" before a person could construct a fence.

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- (5) Recommended the approval of the referral by the San Joaquin County Planning Commission of the request of Franzia Brothers' Winery for a use permit to erect two, truck-loading ramps and a truck scale to be used exclusively during the grape harvest on the southeast corner of U. S. Highway 50-99 and Woodbridge Road in an area zoned I-PA.
- (6) Approved the request of Mr. Shirley Fields for two variances to permit the erection of two additional units at 20 West Lodi Avenue in an area zoned C-2, General Commercial.

The Planning Commission determined unique circumstances were present on this parcel and approved the following:

- a. Permitted the reduction of the required distance between main building (i. e., proposed apartments over existing carports) and accessory building (bath house) from 6 feet to 1½ feet.
- b. Permitted the connection of two additional dwellings over a carport to an existing two-unit dwelling with a nonconforming rear yard conditioned on the new units having a conforming rear yard of five feet.

#### COMMUNICATIONS

APPEAL -  
I. R. BENDER

A letter was read from Mr. Irvin R. Bender appealing the decision of the City Planning Commission in denying a request for a variance to permit the retention of an illegal 6-foot high, masonry fence on the property line within the required street side yard area at 805 West Walnut Street in an area zoned R-2, Single-Family Residential. The matter was set for public hearing on May 15, 1968 on motion of Councilman Brown, Kirsten second.

APPEAL -  
R. ENGELSON

A letter was read from Mr. Robert Engelson appealing the decision of the City Planning Commission in denying a request for a variance to permit the replacement of an existing 42-inch-high conforming wooden fence with a 72-inch-high fence of either wood or chain link on the property line within the required street side yard area at 301 North Crescent Avenue in an area zoned R-2, Single-Family Residential. On motion of Councilman Culbertson, Schaffer second, the matter was set for public hearing on May 15, 1968.

CLAIMS FOR  
DAMAGES

"Claims for Damages" were received from Troy Howard Boulton and Nancy Boulton in the amount of \$85,769.30. On motion of Councilman Brown, Kirsten second, the Council denied the claims of Troy Howard Boulton and Nancy Boulton and referred them to the City's Agent of Record, Max Elson.

PT&T RE  
ALLEY  
ABANDONMENT

City Manager Graves presented a letter which had been received from the Pacific Telephone and Telegraph Company with regards to Mr. Baker's proposed alley abandonment. The Telephone Company has contacted Mr. Baker and they have reached a mutual agreement in removing all underground and overhead telephone facilities in conflict with the proposed construction

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plans and the alley abandonment. The relocation work should be completed by approximately July 15, 1968 and the Telephone Company has no objection to the proposed abandonment upon completion of the relocation work. On motion of Councilman Culbertson, Kirsten second, the matter of the proposed abandonment of the alley was continued until the telephone facilities have been removed from the area.

#### REPORTS OF THE CITY MANAGER

CLAIMS Claims in the amount of \$1,110,296.08 were approved on motion of Councilman Kirsten, Brown second.

AWARD - BASIN A-1 Bids for the baseball facilities at Basin A-1  
BASEBALL (Kofu Park) were presented as follows:  
FACILITIES

RES. NO. 3182	Republic Construction Co. \$19,059.00
	Outdoor Products Company 19,769.00
	L.P. Singer Construction Co. 22,570.00

The City Manager explained that the bid included concrete seats, baseball backstop, two dugouts and two drinking fountains. The total amount budgeted for these projects was \$13,000. The City Manager felt the bids received were good bids and stated he had reviewed means of reducing the cost of the project. Three alternates had been included in the call for bids and the City Manager recommended deleting the cantilevered top to the backstop (Alternate B) for which the low bidder would deduct \$687. Architect Arlie Preszler stated it would be feasible to delete the cantilevered top and still have a structurally sound backstop. Councilman Culbertson felt it would be advisable to delete the cantilevered top and moved the adoption of Resolution No. 3182 awarding the contract for the baseball facilities at Basin A-1 (Kofu Park), including Alternates A and C but excluding Alternate B, to the low bidder, Republic Construction Company, for the amount of the bid, less \$687, and authorized an increase in the amount budgeted for this project to cover costs. The motion was seconded by Councilman Brown and carried.

The City Manager felt that the cost of the two proposed drinking fountains at the park could be decreased and suggested reviewing this with the contractor and possibly deleting or revising them under a change order. Mr. Preszler discussed the drinking fountains' structure and after discussion it was decided by the Council that Mr. Preszler and the City Manager should review the problem and report back to the Council.

PLANS & SPECS-  
WADING POOLS

Plans and specifications for wading pools at Legion Park and Lodi Lake Park were approved and calling for bids authorized on motion of Councilman Kirsten, Schaffer second.

ACCEPT STREETS  
IN PIONEER SUBD.

RES. NO. 3183

City Manager Graves reported that subdivision improvements in Pioneer Subdivision have been completed in accordance with plans and specifications and it is now in order to accept the streets therein for inclusion in the City street system. On motion of Councilman Kirsten, Brown second, the City Council adopted Resolution No. 3183 accepting the streets in Pioneer Subdivision as public streets.

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DRAPERIES -  
P. S. BLDG.

The City Manager discussed the problem of the draperies in the Fire Department of the second floor of the Public Safety Building. He stated that the draperies were unsatisfactory in that when installed they had pulled strings and both the architect and interior decorator maintain the fabrication is faulty. The contractor, Western Contract Furnishers, maintains the fabrication was in accordance with the specifications but that the material was difficult to work with. The City Attorney has contacted Western Contract Furnishers' attorney and has secured an offer for settlement in which Western Contract Furnishers will provide the labor for new drapes if the City provides the material. The estimated cost of material for new drapes of the type in the rest of the Public Safety Building is \$663. After discussion, Councilman Kirsten moved the Council authorize the City Manager to make the decision on this matter. The motion died for lack of a second. After further discussion, Councilman Culbertson moved, Hunnell second, that the City furnish the material for drapes for the Fire Department as in the rest of the building at a cost of \$663 to the City and Western Contract Furnishers fabricate and install the drapes at no cost to the City. The motion passed by unanimous vote.

POPULATION  
ESTIMATE

Mr. Graves reported that a notice had been received from the State Department of Finance which estimated the population of the City on March 1, 1968 to be 27,500.

LEASE RENEWAL  
TURNAGE LIQUORS

On motion of Councilman Schaffer, Brown second, the lease agreement with Mr. Lee Snyder for Turnage Liquors was extended to December 31, 1970.

OFFICIAL NAMING  
OF BASINS A-1,  
B-1 AND B-2

RES. NO. 3184

The City Manager suggested officially naming three ponding basins as follows: Basin A-1 - Kofu Park; this would be in honor of the City's Sister City, Kofu, Japan. Basin B-1 - Vinewood Park; this basin has been developed in conjunction with the Vinewood School. Basin B-2 - Twin Oaks Park; the adjoining subdivision, Twin Oaks Subdivision, took its name from the large oak trees which are a part of this future park. On motion of Councilman Kirsten, Schaffer second, the Council officially named Basin A-1 Kofu Park. On motion of Councilman Schaffer, Brown second, Basin B-1 was officially named Vinewood Park and on motion of Councilman Culbertson, Schaffer second, Basin B-2 was officially named Twin Oaks Park. The Council then, on motion of Councilman Kirsten, Culbertson second, adopted Resolution No. 3184 officially adopting the above names for Basins A-1, B-1 and B-2 and commended the City Manager on his choice of suggested names for the parks.

OFFICIAL  
NAMING OF  
SUBSTATIONS  
RES. NO. 3185

The City Manager explained that the City's substations are referred to by number which sometimes leads to misunderstandings, therefore, it has become an accepted practice to give names to electric substations. He has suggested officially naming the City's two substations and the proposed third substation in honor of the City's three previous Utility Superintendents. On motion of Councilman Kirsten, Schaffer second, the Council adopted Resolution No. 3185 officially naming the City's electrical substations as follows:

Substation No. 1 - John Henning Substation  
Substation No. 2 - Thomas Killelea Substation  
Substation No. 3 (Proposed) - Robert McLane

Substation

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STREET  
DEFICIENCY  
REPORT

RES. NO. 3186

The City Manager presented a report on City street deficiencies. The report contains existing and estimated street needs to 1978 and is submitted to the State Department of Public Works in accordance with Section 2156 of the California Streets and Highways Code. On motion of Councilman Culbertson, Schaffer second, the City Council adopted Resolution No. 3186 approving and adopting the Street Deficiency Report for the City and authorizing the Director of Public Works to file said report with the proper State departments.

SPHERES OF  
INFLUENCE

After discussion of the Planning Commission's recommendations regarding criteria for establishing spheres of influence the Council continued the matter until the meeting of May 15, 1968.

HAM LANE--  
LODI AVENUE

(Minutes of  
5/15/68)<sub>1/2</sub>

Councilman Culbertson felt there should be a left turn lane <sup>in the area of</sup> ~~at the northeast corner of~~ Ham Lane and Lodi Avenue and that the parking stalls should be eliminated in this area. <sup>ko.</sup> The City Manager will report back to the Council on this matter.

VETERANS  
BOND ACT

RES. NO. 3187

A letter had been received by the Council requesting endorsement of Proposition No. 1 on the June ballot which provides \$200,000,000 of Veterans Bonds for the continuance of the California Veterans Farm and Home Program. After discussion, the Council, on motion of Councilman Kirsten, Schaffer second, adopted Resolution No. 3187 endorsing the Veterans Bond Act of 1968.

EXECUTIVE  
SESSION

The Council then adjourned to executive session at 9:45 p.m.

## ADJOURNMENT

The Council reconvened and adjourned at 10:30 p.m., on motion of Councilman Kirsten, Schaffer second.



ATTEST: BESSIE L. BENNETT  
City Clerk